

78470 St-Rémy-lès-Chevreuse - Lovely 7-room house (4 beds), 200m with landscaped garden and 70m outbuilding



INFORMATION

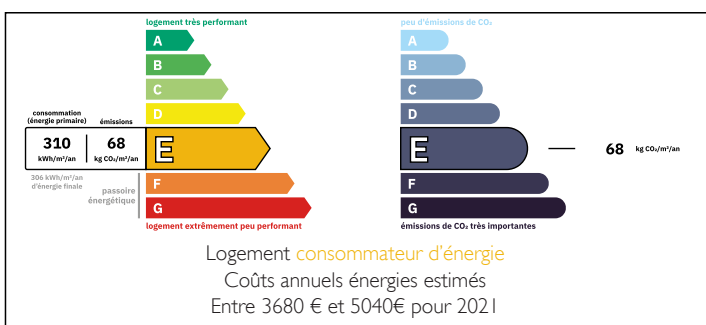
Town:	Saint-Rémy-lès-Chevreuse
Department:	Yvelines
Bed:	4
Bath:	2
Floor:	200 m2
Plot Size:	1843 m2

IN BRIEF

St-Rémy-Lès-Chevreuse (78) - 200m² - 7 rooms - 4 bedrooms - 1843m² land - See plans and 360° - Just 550m from the Courcelle-sur-Yvette RER B station, this early 1900s millstone house offers a peaceful retreat. In excellent condition and surrounded by a landscaped, fenced garden, the house spans 3 floors and a basement, with 200m² of usable space and oak floors. Its terrace, perfect for outdoor living, adds to the more than 100m² of ground space. The ground floor features a welcoming entrance, living room with fireplace, dining room, and a separate kitchen with a breakfast nook. On the first floor, 3 bedrooms, a bathroom, and a shower room. The second floor has 1 bedroom and an office. A 70m² outbuilding includes a studio and a 3-room apartment with a full bathroom, offering great rental potential. Close...

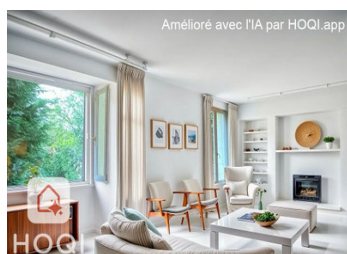


ENERGY - DPE



NB. Quoted prices relate to euro transactions. Fluctuations in exchange rates are not the responsibility of the agency or those representing it. The agency and its representatives are not authorised to make or give guarantees relating to the property. These particulars do not form part of any contract but are to be taken as a general representation of the property. Any areas, measurements or distances are approximate. Text, photographs and plans, where applicable, are for guidance only. Leggett and its representatives have not tested services, equipment or facilities and cannot guarantee the same.

Particulars for off-plan purchases are intended as a guide only. Final finishes to the property may vary. Purchasers are advised to engage a solicitor to check the plans and specifications as laid out in their purchase contract with the developer.



DESCRIPTION

Details of the spaces:

- Approximately 200m² of living space:
- Basement: 4 rooms of about 90m² and an 8m² refrigerated wine cellar
- Garden level: Entrance 12m² ; Living room 31m² ; Dining room 25m² ; Kitchen & Dining area 28m² ; Hallway 8m² ; Toilet 2m²
- 1st floor: Hallway 20m² ; Bedroom 1 18m² ; Bedroom 2 12m² ; Bedroom3 15m² ; Shower room 6m² ; Bathroom 16m²
- 2nd floor: Bedroom 13m² ; Office 9m² ; WC 1m²

Caretaker's house:

- Garden level: Studio; Shower room; Boiler room
- 1st floor: Bedroom; Living room; Bathroom

Additional details:

Strategically located on the D306, just 550m from the Courcelle-sur-Yvette RER B station, the property is in good condition with only some paint refresh needed. The enclosed garden features a caretaker's house, 4 parking spaces in the reception courtyard, and a garage with 2 additional parking spaces equipped with electric connections. The garden-level living area (about 100m²) includes a beautiful entrance, south-facing living room with fireplace, dining room with large windows overlooking the garden, and an open kitchen with a breakfast nook. The first floor (about 90m²) has two bedrooms, an office, a master shower room, and a bathroom. The second floor has 1 bedroom, a landing that could serve as an office space, and a separate WC. Additionally, the 90m² basement can be converted into a playroom, gym, music room, etc.

The property is gas-heated, and the façades and roof are in very good condition. Annual property tax is around €2,750.

The 70m² caretaker's...

LOCAL TAXES

Taxe foncière: 2750 EUR

Taxe habitation: EUR

NOTES